



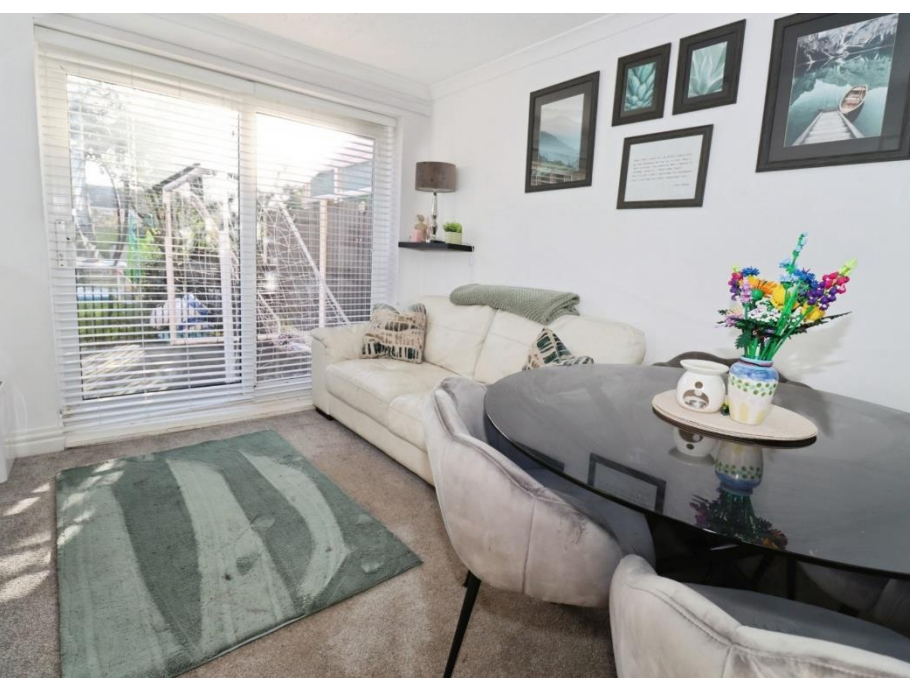
Kelsall Close, Prenton

£240,000



LESLEY HOOKS
ESTATE AGENTS





This three-bedroom semi-detached house is offered for sale in Prenton and is presented in good condition, providing a practical layout suited to families and first-time buyers. The ground floor features two reception rooms, offering flexible living and entertaining space. An open-plan kitchen with dedicated dining area forms the heart of the home, creating a sociable setting for family meals and day-to-day living. The property includes one bathroom, serving the three bedrooms on the upper floor. Located in Prenton, the house benefits from convenient access to a range of local amenities, including supermarkets, independent shops and everyday services found in and around the nearby Prenton and Birkenhead areas. Green spaces are within easy reach, with parks and recreation grounds offering opportunities for walking, children's play areas and outdoor leisure. The property is well placed for nearby schools, with a choice of primary and secondary education options in the local area, making it a practical choice for families looking to be close to schooling. Public transport links are accessible, with bus services connecting Prenton to Birkenhead and Liverpool. Birkenhead North and Birkenhead Central railway stations are a short drive away, providing regular services into Liverpool Lime Street and across the Wirral. Journey times into central Liverpool are typically around 15–25 minutes by train, making this location suitable for commuting. Road connections are also strong, with straightforward access to the M53, linking to the Mersey Tunnels and wider regional network. Overall, this three-bedroom semi-detached house for sale in Prenton offers well-arranged accommodation with two reception rooms and an open-plan kitchen/dining space, in a location convenient for public transport, schools, local amenities and green spaces. Freehold. Council tax band B.

Porch

5'6" (1.68m) x 2'9" (0.84m)

Lounge

16'6" (5.03m) Max x 12'9" (3.89m) Max

Dining Room

10'9" (3.28m) x 8'10" (2.69m)

Kitchen

15'5" (4.7m) x 10'9" (3.28m) Max

Utility Room

7'6" (2.29m) x 3'5" (1.04m)

Bedroom One

12'10" (3.91m) x 9'10" (3m)

Bedroom Two

10'9" (3.28m) x 9'10" (3m) Into Wardrobe Recess

Bedroom Three

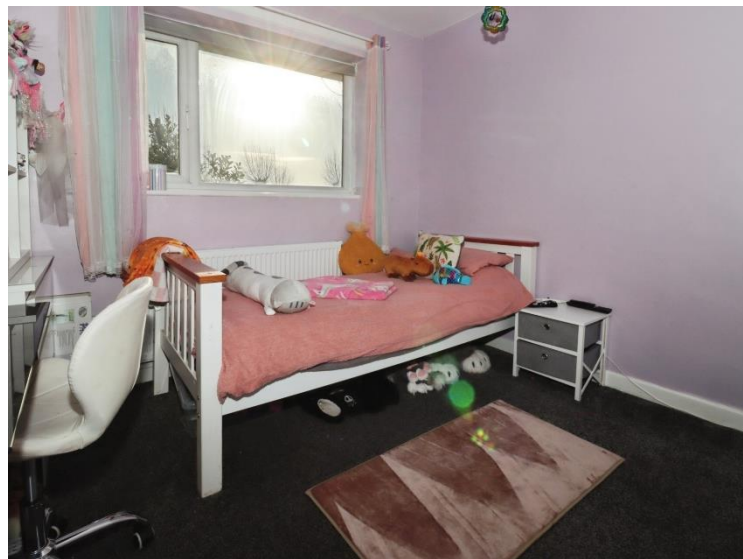
9'9" (2.97m) x 6'4" (1.93m)

Bathroom

6'5" (1.96m) x 6'2" (1.88m)

Garage

11'10" (3.61m) x 7'6" (2.29m)





GROUND FLOOR
555 sq.ft. (51.6 sq.m.) approx.



1ST FLOOR
379 sq.ft. (35.2 sq.m.) approx.



TOTAL FLOOR AREA: 935 sq.ft. (86.8 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the floorplans contained here, the responsibility of doors, windows, stairs and any other items are not guaranteed and no responsibility is taken for any errors or omissions. This plan is for illustrative purposes only and should not be used as such by any prospective purchaser. The fixtures, systems and appliances shown have not been tested and not guaranteed as to their operability or efficiency can be given.

Made with Metropac 02/02/21

Contact Us:

0151 644 6000

lesley@lesleyhooks.co.uk

6 Church Road, Bebington,

Wirral, Merseyside, CH63 7PH

Disclaimer: Whilst these details are thought to be correct, their accuracy cannot be guaranteed and do not form part of any contract. It should be noted that we have not tested any fixtures, fittings, equipment, apparatus or services, therefore we cannot verify that they are in working order of fit for purpose. Solicitors should be used to confirm that any moveable items described within these details are in fact part of the sale agreement. While we try to ensure measurements are correct they are not guaranteed and purchasers are advised to take their own measurements before ordering any fixtures and fittings. Please note: if you are buying a leasehold property, please ensure that all details and conditions of the lease are checked with your solicitor prior to you incurring any costs as additional fees could be incurred for items such as leasehold packs.